



TOWN OF LOOMIS
PLANNING COMMISSION SPECIAL MEETING ACTION MINUTES
LOOMIS DEPOT
5775 HORSESHOE BAR ROAD
LOOMIS, CALIFORNIA

TUESDAY

June 6, 2017

7:30 PM

CALL TO ORDER 7:32PM

PLEDGE OF ALLEGIANCE

ROLL CALL

☒ Chairman Hogan
☒ Commissioner Duncan
☒ Commissioner Kelly
☒ Commissioner Wilson
☒ Commissioner Obranovich

COMMISSION COMMENT FOR ITEMS NOT ON THE AGENDA None

PUBLIC COMMENT FOR ITEMS NOT ON THE AGENDA None

This time is reserved for those in the audience who wish to address the Planning Commission on subjects that are not on the Agenda. The audience should be aware that the Commission may not discuss details or vote on non-agenda items. Your concerns may be referred to staff or placed on the next available agenda. Please **note that comments from the public will also be taken on any item on the agenda. The time allotted to each speaker** is three minutes but can be changed by the Chairman.

ADOPTION OF AGENDA

If items on the Agenda will be rescheduled for a different day and time, it will be announced at this time. Speakers are requested to restrict comments to the item as it appears on the agenda and stay within a three minute time limit. The Chairman has the discretion of limiting the total discussion time for an item.

Motion was made to adopt the Agenda. 1. Kelly 2. Duncan

passed by the following vote:

Ayes: Hogan, Wilson, Kelly, Duncan, Obranovich

Noes: 0

Abstained: None

Absent: None

PUBLIC COMMENT ON CONSENT AGENDA None

CONSENT AGENDA

1. PROJECT STATUS REPORT

2. APRIL 18, 2017 MINUTES

RECOMMENDATION

RECEIVE AND FILE

APPROVE

Motion was made to approve the consent Agenda. 1 Obranovich 2. Kelly

passed by the following vote:

Ayes: Hogan, Wilson, Kelly, Duncan, Obranovich

Noes: 0

Abstained: None

Absent: None

BUSINESS ITEMS

3. #16-17 TAYLOR ROAD MIXED USE PROJECT TENTATIVE TRACT, CONDITIONAL USE PERMIT, DESIGN REVIEW MODIFICATION APN: 044-123-059 & 068 APPLICANT: PAT CANNON

The Taylor Road Mixed Use Project was originally approved by the Town of Loomis on December 20, 2005 and subsequently extended to December 20, 2018. Currently the project consists of two parcels, divided into 45 lots (33 residential, 11 commercial and 1 open space).

The proposed modification will decrease the number of lots and the number and mix of dwelling units, while increasing open space, and leaving the same number of commercial lots.

RECOMMENDATION

The Planning Commission adopt Resolution #17-09 to modify the Tentative Tract Map, Conditional Use Permit, and subject to the findings and the revised conditions of approval, and adopt the previous Mitigated Negative Declaration and Addendum as per the California Environmental Quality Act (CEQA).

COMMISSIONERS COMMENTS:

Commissioner Wilson: Led a discussion on drainage / detention pond

Commissioner Kelly asked about residential vs commercial and phasing of each

Chairman Hogan opened a discussion regarding low income housing /and the Lazares program previously proposed on site.

PUBLIC COMMENT: None

Motion was made to adopt Resolution #17-09 to modify the Tentative Tract Map, Conditional Use Permit, and subject to the findings and the revised conditions of approval (amended to have condition # 42 modified to read, **On commercial lots** truck deliveries (loading and unloading), parking lot sweeping and garbage pick-up shall be limited to the hours of 7:30 a.m. - 6:00 p.m. weekdays and Saturdays and prohibited on National holidays and Sundays); and adopt the previous Mitigated Negative Declaration and Addendum as per the California Environmental Quality Act (CEQA). 1 Kelly 2. Obranovich

passed by the following vote:

Ayes: Hogan, Wilson, Kelly, Duncan, Obranovich

Noes: 0

Abstained: None

Absent: None

ADJOURNMENT: 8:15 PM

Carol Parker, Administrative Clerk/Planning Assistant